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Palm Beach County, Florida
ANT 95,000,000.00
Doc Stamp 665,000.00
Sharon R. Bock, CLERK & COMPTROLLER
Pgs 0295 - 297; (3pgs)

Prepared By and Return To:
S. Speelman
Fidelity National Title Insurance Company
2100 N. Alafaya Trail, Suite 400
Orlando, FL 32826

File No. FT51-FT0000010973

Property Appraiser's Parcel ID. (folio) Number(s)
50-43-43-14-16-000-0010

For Documentary Stamps the consideration is
\$95,000,000.00

WARRANTY DEED

THIS WARRANTY DEED made and executed July 15, 2008, by Trump Properties LLC., a limited liability company existing under the laws of Delaware, and having its principal place of business at c/o The Mar-a-Lago, 1100 S. Ocean Blvd, Palm Beach, FL 33480, hereinafter called the grantor, to County Road Property LLC, a Florida limited liability company, whose post office address is c/o Hays & Company, LLP, 477 Madison Ave, 10th FL, New York, New York, 10022, hereinafter called the grantee:

(Wherever used herein the terms "grantor" and "grantee" include all the parties to the instrument and the heirs, legal representative and assigns of individuals, and the successors and assigns of corporations)

WITNESSETH: That the grantor, for and in consideration of the sum of \$10.00 and other valuable consideration, receipt whereof is hereby acknowledged, by these presents does grant, bargain, sell, alien, remise, release, convey and confirm unto the grantee, all that certain land situated in Palm Beach County, Florida, to wit:

See Exhibit A-Legal Description, attached hereto and made a part hereof.

Subject to easements, restrictions, reservations and limitations of record, if any, without reimposing the same by reference thereto, and taxes for the year 2008 and subsequent years.

TOGETHER with all the tenements, hereditaments and appurtenances thereto belonging or in any wise appertaining.

TO HAVE AND TO HOLD the same in Fee Simple forever.

AND the grantor does hereby fully warrant title to said land, and will defend the same against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the grantor has caused these presents to be executed in its name, and its corporate seal to be hereunto affixed, by its proper officers duly authorized, the day and year first above written.

WARRANTY DEED
(Continued)

Signed, sealed and delivered in the presence of:

Rachel Kypriotes
(Witness Signature)

Lizabeth Kypriotes
(Print Name of Witness)

Mary G. Sabolik
(Witness Signature)

MARY G. SABOLIK
(Print Name of Witness)

Trump Properties LLC., a Delaware limited liability company

by: [Signature]
Donald J. Trump, as President and sole member

Address: c/o The Mar-a-Lago
1100 S. Ocean Blvd
Palm Beach, FL 33480

State of New York

County of Westchester

I HEREBY CERTIFY on this day, before me, an officer duly authorized in the State aforesaid and in the County aforesaid to take acknowledgements, personally appeared Donald J. Trump, to me known to be the President and sole member, of Trump Properties, LLC, a Delaware limited liability company, named as the grantor in the foregoing deed, or who have produced _____ as identification and that he/she/they acknowledged executing the same in the presence of two subscribing witnesses freely and voluntarily under the authority duly vested in them by said limited liability company.

Witness my hand and official seal in the County and State last aforesaid this 15th day of July, 2008.

[Signature]

NOTARY PUBLIC
My Commission Expires:

BERNARD R. DIAMOND
Notary Public, State of New York
No. 02D14987017
Qualified in Westchester County
Commission Expires 9/30/09

Exhibit A
File No: FT-10973

Beginning at a point in the East Right-of-Way line of North County Road, as recorded in Palm Beach County Road Plat Book 1, Pages 13 through 17, inclusive, said point being 458.4 feet South of (measured at right angles) the North line of Section 14, Township 43 South, Range 43 East, said point being the Point of Beginning of the following described land; thence continue Southerly along said Right-of-Way line of North County Road, for a distance of 513.61 feet to a point; thence turn an angle of $81^{\circ}09'$ measured from North to East and run for a distance of 635 feet, more or less, to the waters edge of the Atlantic Ocean; thence run North along said waters edge of the Atlantic Ocean, for a distance of 474.5 feet, more or less, to a point in a line which is 491.4 feet South of (measured at right angles) the North line of Section 14, Township 43 South, Range 43 East; thence continue West along said line for a distance of 382 feet, more or less, to a point, which point is 172.00 feet East of the East Right-of-Way line of said North County Road, as measured parallel to the North line of said Section 14; thence turn an angle of $127^{\circ}45'$ measured from East through North and run for a distance of 13.2 feet to a Point of Curvature; thence Westerly along the arc of said curve concaved to the Southwest, having a radius of 42.2 feet and a central angle of $35^{\circ}05'50''$, for a distance of 25.85 feet to a point of compound curvature; thence Westerly along the arc of a curve concaved to the Southwest, having a radius of 154.75 feet and a central angle of $11^{\circ}43'05''$ for a distance of 31.65 feet to a Point of Tangency; thence Westerly along the tangent of said curve, for a distance of 19.96 feet to a point being on a line parallel to and 458.4 feet South of the North line of said Section 14; thence Westerly along said parallel line, for a distance of 86.97 feet to the Point of Beginning.